

MC 2/27/09 9:12:24  
BK 2-999 PG 21  
DESDOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

Return to:  
Morris & Associates  
Attorneys at Law  
2309 Oliver Road  
Monroe, La. 71201  
318 330 9020

M. E. Wileman  
Orion Financial Group, Inc.  
2860 Exchange Blvd. # 100  
Southlake, TX 76092  
(888) 316-7466

*Corrective*  
**Assignment of Mortgage**

Send Any Notices To Assignee.

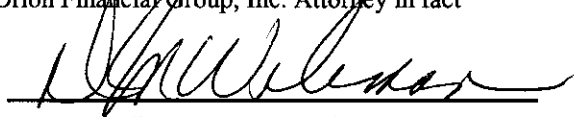
For Valuable Consideration, the undersigned, **AMERIQUEST MORTGAGE COMPANY 1100 Town and Country Rd, Ste 200, Orange, CA 92868 (Assignor)** by these presents does assign and set over, without recourse, to **CITIMORTGAGE, INC., SUCCESSOR BY MERGER TO CITIFINANCIAL MORTGAGE COMPANY, INC. 1111 Northpoint Drive, Building 4, Suite 100, Coppell, TX 75019 (Assignee)** the described mortgage, together with certain note(s) described with all interest, all liens, any rights due or to become due thereon, executed by **JAMES D WALDROP SINGLE PERSON** to AMERIQUEST MORTGAGE COMPANY. Said mortgage **Dated: 9/22/2005** is recorded in the State of MS, County of De Soto on 10/4/2005, as Book 2,320 Page 335 AMOUNT: \$ 61,071.00 SEE ATTACHED EXHIBIT A

Property Address: 8698 CHESTERFIELD DRIVE, SOUTHAVEN, MS 38671

IN WITNESS WHEREOF, the Undersigned Corporation has caused this instrument to be executed as a sealed instrument by its proper officer. Executed on: 2/20/2009

AMERIQUEST MORTGAGE COMPANY  
Orion Financial Group, Inc. Attorney in fact

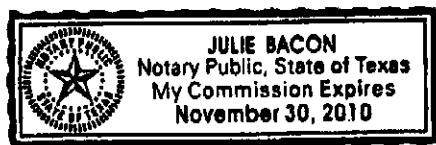
By:

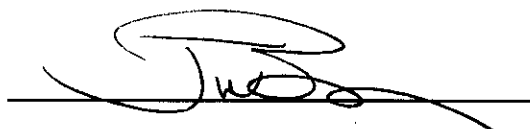
  
D. M. Wileman, Vice President

  
WALDROP MM \*01203699\*

State of Texas, County of Tarrant

On 2/20/2009, before me, the undersigned, D. M. Wileman, who acknowledged that he/she is Vice President of/ Orion Financial Group, Inc. Attorney in fact for AMERIQUEST MORTGAGE COMPANY and that he/she executed the foregoing instrument and that such execution was done as the free act and deed of AMERIQUEST MORTGAGE COMPANY.



  
Notary public, Julie Bacon  
My commission expires: November 30, 2010

MS De Soto

AHESFIP/MORRIS/CITI

FO9-0460

## Exhibit A

LOT 127, SECTION B, CARRIAGE HILLS SUBDIVISION, IN SECTION 24, TOWNSHIP 1 SOUTH, RANGE 8 WEST DESOTO COUNTY, MISSISSIPPI, PLAT BOOK 3, PAGE 40 AND 41, IN THE REGISTER'S OFFICE FOR DESOTO COUNTY, MISSISSIPPI WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

AND BEING THE SAME PROPERTY CONVEYED TO JAMES D WALDROP SINGLE PERSON BY QUIT CLAIM DEED FROM PATRICIA W WALDROP, SINGLE PERSON BEING RECORDED SIMULTANEOUSLY HEREWITH. BEING THE SAME PROPERTY CONVEYED TO JAMES D WALDROP AND WIFE PATRICIA W WALDROP BY DEED FROM SARTAIN AND CHAMBLISS, INC, FILED FOR RECORD IN BOOK 69 PAGE 294, REGISTER'S OFFICE FOR DESOTO COUNTY, MISSISSIPPI DATED 5/19/67.

PROPERTY ADDRESS KNOWN AS: 8698 CHESTERFIELD DRIVE, SOUTHAVEN, MISSISSIPPI 38671, DESOTO COUNTY,

01203699

AHESFIP/MORRIS/CITI

De Soto County, MS

Return to [redacted] Eoy  
 Orion Financial Group, Inc.  
 2860 Exchange Blvd. Ste 100  
 Southlake, TX 76092

## LIMITED POWER OF ATTORNEY

RECORD FIRST

(C) GAW

Ameriquist Mortgage Company ("Seller") hereby appoints CitiFinancial Mortgage Company, Inc. ("Purchaser"), as its true and lawful attorney-in-fact to act in the name, place and stead of Seller for the purposes set forth below. This Limited Power of Attorney is given pursuant to a certain Mortgage Loan Purchase Agreement by and between Seller and Purchaser, dated October 11, 2001 (the "Agreement") to which reference is made for the definition of all capitalized terms herein.

Now therefore, Seller does hereby constitute and appoint Purchaser the true and lawful attorney-in-fact of Seller and in Seller's name, place, and stead with respect to each mortgage loan sold to Purchaser pursuant to the Agreement for the following, and only the following, purposes:

1. To execute, acknowledge, seal and deliver deed of trust/mortgage note endorsements and assignments of deed of trust/mortgage, and supporting documents as may be necessary or appropriate to effect its execution, delivery, conveyance, recordation or filing.
2. To negotiate Loan payment checks, hazard insurance claim checks and similar negotiable instruments received related to the Loans and take other actions incident to its ownership and servicing of the Loans.

Seller intends that this Limited Power of Attorney be coupled with an interest and is not revocable.

Seller further grants to its attorney-in-fact full authority to act in any manner both proper and necessary to exercise the foregoing powers, and ratifies every act that Purchaser may lawfully perform in exercising those powers by virtue hereof. Seller further grants to Purchaser the limited power of substitution and revocation of another party for the purposes set forth therein, hereby ratifying and confirming all that the attorney in fact, or a substitute or substitutes, shall lawfully do or cause to be done by virtue of this power of attorney and the rights and powers.

Purchaser shall indemnify, defend, and hold harmless Seller, its successors and assigns, from and against any and all losses, costs, expenses (including, without limitation, reasonable attorneys' fees), damages, liabilities, demand, or claims of any kind whatsoever, ("Claims") arising out of, related to, or in connection with (i) any act taken by Purchaser pursuant to this Limited Power of Attorney, which act results in a Claim solely by virtue of the unlawful use of this Limited Power of Attorney (and not as a result of a Claim related to the underlying instrument with respect to which this Limited Power of Attorney has been used), or (ii) any use or misuse of this Limited Power of Attorney in any manner or by any person or entity not expressly authorized hereby.

IN WITNESS WHEREOF, Seller has executed this Limited Power of Attorney this the 25<sup>th</sup> day of February, 2002.

Ameriquist Mortgage Company

By: [Signature]Name: Julie J. KeenTitle: Executive Vice President

Witnesses:

[Signature]CURT CHRISTENSEN

Image ID: 000000767769 Type: OFF  
 Recorded: 05/09/2006 at 10:58:42 AM  
 Fee Amt: \$52.00 Page 1 of 5  
 Columbiana County, Ohio  
 CRAIG BROWN County Recorder  
 File# 2006-00006837

BK 1462 PG 981

STATE OF CALIFORNIA  
COUNTY OF ORANGE

see attached acknowledgment

BEFORE ME, \_\_\_\_\_, a Notary Public in and for the jurisdiction aforesaid, on this \_\_\_\_\_ day of February, 2002, personally appeared Julie J. Keen who is personally known to me to be an Executive Vice President for Ameriquist Mortgage Company. The person who executed the foregoing instrument did so as his free and voluntary act and deed, and that he executed said instrument for the uses, purposes and consideration therein set forth.

Witness my hand and official seal this \_\_\_\_\_ of February, 2002.



TRUE AND CORRECT COPY OF  
 ORIGINAL RECORD FILED IN  
 TARRANT COUNTY, TEXAS:  
 SUZANNE MENDERSOHN, COUNTY CLERK

BY [Signature] RABAW

FILED  
 TARRANT COUNTY TEXAS  
 2002 MAY 17 10:49  
 COUNTY CLERK

04/13/05 01:52PM MARION MARTIN CITY RECORDER  
 Inst # 2005-0056647

6M 17.00 PAGES: 5

RETURN



Image ID: 000000767770 Type: OFF  
Page 2 of 5  
File# 2006-00006837

BK 1462 PG 982

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of Orange

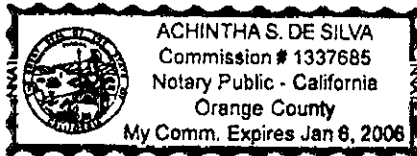
} ss.

On Feb 25, 2002, before me, Achinthha S. de Silva  
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared Jule J. Keen  
Name(s) of Signer(s)

☒ personally known to me  
☐ proved to me on the basis of satisfactory evidence

to be the person~~s~~ whose name~~s~~ is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity~~(ies)~~, and that by his/~~her/their~~ signature~~s~~ on the instrument the person~~s~~, or the entity upon behalf of which the person~~s~~ acted, executed the instrument.



WITNESS my hand and official seal.

Place Notary Seal Above

[Signature]  
Signature of Notary Public

OPTIONAL

*Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.*

Description of Attached Document

Title or Type of Document: Limited Power of Attorney

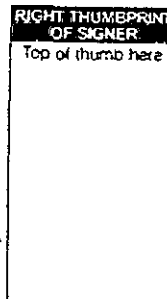
Document Date: Feb. 25, 2002 Number of Pages: 1

Signer(s) Other Than Named Above: \_\_\_\_\_

Capacity(ies) Claimed by Signer

- Signer's Name: \_\_\_\_\_
- ☐ Individual  
☐ Corporate Officer — Title(s): \_\_\_\_\_  
☐ Partner — ☐ Limited ☐ General  
☐ Attorney in Fact  
☐ Trustee  
☐ Guardian or Conservator  
☐ Other: \_\_\_\_\_

Signer Is Representing: Ameriquist Mortgage Company



## APPOINTMENT OF SUBSTITUTE UNDER POWER OF ATTORNEY

To All Whom These Presents Shall Come, Greeting:

Whereas, Ameriquest Mortgage Company, by a power of attorney under its hand dated 02/25/02, appointed the undersigned, CitiFinancial Mortgage Company, Inc., its attorney in fact for it and in its name, with limited power of substitute to appoint another to endorse or assign notes or security instruments in Ameriquest Mortgage Company, in connection with a Purchase Agreement.


Now, therefore, by virtue of such power, CitiFinancial Mortgage Company, Inc., hereby appoints Orion Financial Group, Inc., or any of its authorized agents, employees or representatives to be the attorney in fact of the said Ameriquest Mortgage Company, for it and in its name, to do and perform only the acts of endorsing or assigning those notes, contracts, and other evidence of debt and the related security instruments.


CitiFinancial Mortgage Company, Inc.

By: 

Name: Steve Crowell

Title: Vice President

  
Witness: Karen Chatman

  
Witness: Krystal Muhammad

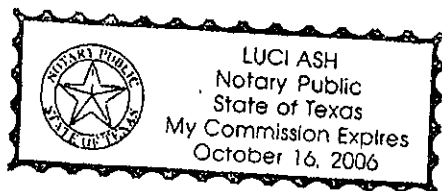
## ACKNOWLEDGEMENT

State of Texas

County of Dallas

Personally appeared before me, the undersigned authority in and for the said County and State, 7/30/2003, within my jurisdiction, the within named Steve Crowell who acknowledged that she is the Vice President of CitiFinancial Mortgage Company, Inc., and that for and on behalf of the said corporation, and as its act and deed she executed the above and foregoing instrument, after first having been duly authorized by said corporation so to do.

Witness my hand and official seal.



  
Notary Public, Luci Ash  
My Commission Expires: 10/16/2006



Image ID: 000000767771 Type: OFF

Page 3 of 5

File# 2006-00006837

BK 1462 PG 983



TRUE AND CORRECT COPY OF  
ORIGINAL RECORD FILED IN  
TARRANT COUNTY, TEXAS:  
SUZANNE HENDERSON, COUNTY CLERK

BY \_\_\_\_\_ Deputy

BOOK 1166 PAGE 493



Image ID: 000000767772 Type: OFF

Page 4 of 5

File# 2006-00006837

BK 1462 PG 984

D203305759  
ORION FINANCIAL GROUP  
2860 EXCHANGE BLVD 100  
SOUTH LAKE TX 76092

-WARNING-THIS IS PART OF THE OFFICIAL RECORD--DO NOT DESTROY

INDEXED -- TARRANT COUNTY TEXAS  
SUZANNE HENDERSON -- COUNTY CLERK  
OFFICIAL RECEIPT

T O: ORION-FINANCIAL GROUP

RECEIPT NO  
203489477

REGISTER  
DR93

RECD-BY  
CAP

PRINTED DATE  
08/19/2003

TIME  
14:32

1 INSTRUMENT FEEDD  
D203305759 WD  
2 05 COPIES CC

INDEXED  
20030819

TIME  
14:32

RECVD  
CK 0320

2 EVI COPIES

TOTAL : DOCUMENTS: 01

FEE \$: 53.00

B Y: L

ANY PROVISION WHICH RESTRICTS THE SALE RENTAL OR USE  
OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE  
IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.

STATE OF TEXAS  
COUNTY OF TARRANT  
Suzanne Henderson  
TARRANT COUNTY CLERK  
ORIGINAL RECORD  
TARRANT COUNTY TEXAS  
Suzanne Henderson  
Deputy